

## CERTIFICATE OF PUBLICATION

From THE NEWS-POST

Frederick, Md.

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**ASSIGNEE'S SALE OF VALUABLE IMPROVED REAL ESTATE**

Located on Route 550, 2.5 miles North of Libertytown, Md.

Under and by virtue of the power and authority contained in a certain mortgage from John Vernon Glick & Helen Enid Glick, dated November 24, 1976 and duly recorded in Book 1005, at Page 141, among the Land Records of Frederick County, Maryland, the holder of the indebtedness secured thereby having assigned said mortgage to George W. Young, Jr. by assignment dated October 2, 1979 and recorded among the Land Records of Frederick County, Maryland at Book 1096 at Page 940, default having occurred in the terms and conditions thereof, the undersigned, George W. Young, Jr., will sell at public auction, on October 26, 1979, at 11, at the front door of the courthouse, Frederick, Maryland, all of that property described in said mortgage, more particularly described as follows:

All that tract or parcel of land situate on the southwest side of the road leading to Woodsboro to Libertytown, in the Liberty Election District of Frederick County, Maryland and known as and described as, Parcel No. 4 on a plat of property surveyed for John V. Imirie, which plat is recorded among the Land Records of Frederick County, October 29, 1975 in Plat Book 12, folio 77 and containing 31.53 acres of land, more or less. Being part of the land described in a deed dated June 27, 1975 and recorded in Liber 963 Folio 699 to John V. Imirie and Guelda C. Imirie, his wife. SAVING AND EXCEPTING THEREFROM any land heretofore conveyed to the State Road Commission of Maryland for the purpose of widening the existing State Road, described in a deed dated November 3, 1938 and recorded February 16, 1939 in Liber 416 at Folio 161. Said tract or parcel of land being also known as, "Roundabout, Weavers Choice," "Addition to Weavers Choice" and "The Standing Stone."

Subject to Covenants and Restrictions contained in a deed dated November 21, 1975 and recorded December 2, 1975 in Liber 975 at Folio 428 and deed dated November 24, 1976 and to be recorded immediately prior hereto.

That said property which is being sold as is, consists of approximately 31.53 acres of land and is improved by a two-story farmhouse with a stone foundation, asbestos siding, pine floors and metal roof. The property also has a barn and several outbuildings.

Terms of Sale: Property will be sold subject to liens and restrictions of record. A deposit of 10% of the purchase price will be required of the purchaser in the form of cash or a certified check or any other form acceptable to the auctioneer at the time and place of sale. The balance in cash with interest at 11% per annum from the date of sale to the date of settlement is payable within ten days after final ratification of sale.

Adjustment of all taxes, public charges, and special or regular assessments will be made as of the date of the sale and thereafter be assumed by the purchaser. Title examination, conveyancing, state revenue stamps, state and county transfer taxes and all other costs incident to settlement are to be paid by the purchaser.

Compliance with the terms of sale shall be made within ten days after final ratification of sale or deposit shall be forfeited and the property resold at the risk and cost of the defaulting purchaser, or the assignee may avail himself of any legal or equitable rights against the defaulting purchaser. Assignee reserves the right to withdraw the property from sale at any time prior to the conclusion of the public sale.

Contact:

JAMES G. TROUT, Auctioneer  
(301) 663-1555

This is to certify that the annexed Assignee's Sale

was published in News & Post

& newspapers published in Frederick County, at least once in each of three successive weeks, the first such publication having been made not less than 15 days prior to sale, and the last such publication being made not more than one week prior to the 26th day of October 1979

THE NEWS-POST

Per

R. L. Putman  
R. L. PUTMAN

Filed  
Nov 5, 1979

Exhibit filed November 5, 1979